

CONDOMINIUM WARRANTY DEED
034827

Merle B. Reed and Frances T. Reed, whose mailing address is 1187 Mariaville Road, Ellsworth, Maine 04506 for consideration paid, grant to **David W. Dunkle** whose address is PO Box 91798, Henderson, Nevada, 89009 with **Warranty Covenants**, a certain condominium situated in the Town of Waterville, County of Kennebec and State of Maine, as follows:

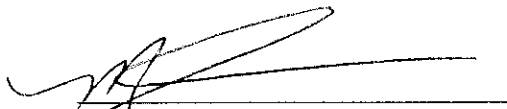
32-63-1

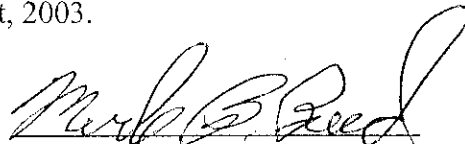
The Unit known and designated as Unit #1 in Ridgewood West Condominiums located in Waterville, County of Kennebec and State of Maine, as shown on the Condominium Plat by Melvin Beck, Professional engineer, entitled "Ridgewood West Condominiums" and filed in the Kennebec County Registry of Deeds in Plan File #E08732. Specific referenced is made to the Ridgewood West Condominium Declaration under the Maine Condominium Act of the Revised Statutes of the State of Maine, which declaration is dated December 3, 1987 and is recorded in said Registry of Deeds in Book 3280, Page 162, with Amendment to this Declaration dated March 4, 1988 and recorded in Book 3321, Page 187 and the same is incorporated by reference herein. The aforesaid Plat is Exhibit C to the Declaration. Plans of the Unit (and the other Units in the Condominium) are Exhibit D to the Declaration and are recorded in said Registry in Plan Files #e-87233 through #E-87236.


Any and all rights, easements, privileges and appurtenances belonging to the unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above referenced Declaration.

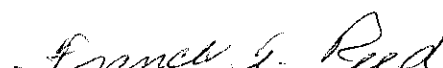
BEING the same premises conveyed by Linda A. Fuller to Merle B. Reed and Frances T. Reed by deed dated July 31, 2000 and recorded in the Kennebec County Registry of Deeds in Book 6262, Page 246.

Witness our hands and seals this 18th day of August, 2003.


Witness


Merle B. Reed


Witness


Frances T. Reed

P.L.R.

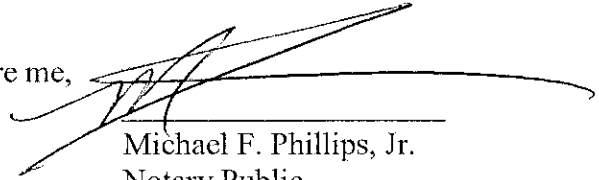
32-63-1

STATE OF MAINE
KENNEBEC, ss.

August 18, 2003

Then personally appeared the above named Merle B. Reed and Frances T. Reed and
acknowledged the foregoing instrument to be their free act and deed.

Before me,

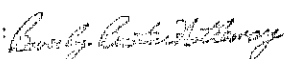


Michael F. Phillips, Jr.
Notary Public
My Com. Exp. 05/31/09

RECEIVED KENNEBEC SS.

2003 SEP 23 PM 1:42

ATTEST:


REGISTERED CLERK